

## ECONOMIC DEVELOPMENT COMMISSION

May 26, 2011

Minutes of the Economic Development Commission held at 8:15 A.M., on Thursday, May 26, 2011.

Members Present: Todd DePino, Frank Maher, Radha Prasad, Walter Mann, Stephen F. Darley, William Gambardella, First Selectman Freda, Richard LoPresti

Members Absent: Deborah Moore

### MINUTES

Chairman LoPresti opened the meeting with a discussion of the Minutes of the Regular meeting held on May 26, 2011. Mr. Prasad moved their acceptance, seconded by Mr. Darley.

VOTE:	Maher - Yes	Mann - Yes	Prasad - Yes
	DePino - Yes	Darley - Yes	LoPresti - Yes
	Gambardella - Yes		

### ECONOMIC DEVELOPMENT BREAKFAST

Commission members were in agreement that the breakfast was a success. Mr. Freda said that the speakers were engaging and people enjoyed listening to them. The only negative was that many people complained about the quality of the food. Mr. LoPresti said that he will talk to Holiday Inn.

### COMMISSION UPDATE

Mr. DePino said he has reviewed several blight ordinances within the State and he thought that Trumbull had the most comprehensive one. He said that his next step would be to have the Town Attorney review it. Mr. DePino said that he will email a draft to commission members. Mr. Freda said he would like to present it at the September Town Meeting, and if accepted, it would become effective October 1, 2011.

Mr. Freda said that the Town is currently responding to complaints about blighted properties by sending out letters to property owners. If the property is not restored within 30 days, the Town will do the cleanup and place a lien on the property.

Mr. LoPresti suggested that we invite a few members of the P&Z Commission to attend one of our meetings to discuss our concerns. Mr. DePino and Mr. Gambardella will coordinate.

Mr. Mann said that he has been working on Show & Sell and has checked with the high school which is available on October 13<sup>th</sup>.

Mr. Darley said that he is reviewing economic development brochures from other Towns and will prepare a draft.

Mr. Maher distributed a revised index for the map that shows various sites in North Haven that are available for development.

Mr. Prasad and Mr. LoPresti will be meeting with website designers to discuss an economic development website for the Town. They are also beginning to visit businesses. The first will be to Urgent Care on Universal Drive.

Mr. LoPresti said that Quinnipiac University is setting up a Community Board and he has asked to sit on it. He also said that he will be working with the Chamber of Commerce to create an address data base for Show and Sell and the EDC Breakfast.

Further discussion followed.

#### FREDA UPDATE

Mr. Freda said that has a meeting today with Yale to talk to our Senior Citizens. He said that there has been no opposition so far from Mid-State and that the Town will know by July 1<sup>st</sup> if the state has approved the Certificate of Need.

Mr. Freda said that he met with Mr. Rabina and may have some critical information to share with the Commission at our next meeting.

Mr. Freda also has a meeting today concerning the Celevon property. The Town has been marketing this site with their permission and Mr. Mann has prepared an informational sheet on the property.

Mr. Freda said that the closing of 297 State Street (Quebecor) should have taken place yesterday. There will either be one major tenant or 3-4 smaller tenants.

On June 15<sup>th</sup>, Mr. Freda will be meeting with Covidien. His goal is to present them with the opportunity to expand their facility using the property at 222 McDermott Road.

Mr. Freda said that he is being approached by non-profit organizations who want to come to North Haven. He said that he would like to populate vacant properties with professional non-profits but the dilemma is the loss of tax revenue.

Mr. Steinberg of Mall Properties has retired and there is a new CEO. Mr. Freda doesn't see anything happening with this property until the road is extended to northern Washington Avenue.

#### PUBLIC COMMENT

Mr. Robert Lockery of Morgan Stanley who is a North Haven resident spoke to the Commission.

The next meeting of the Commission is scheduled for June 23, 2011, at 8:15 a.m.

There being no further business before the Commission Mr. LoPresti moved to adjourn the meeting at 9:10 AM, seconded by Mr. DePino.